

## LOCATION

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**Address:** [2217 CASTILIAN PATH](#)

**City:** WESTLAKE

**Georeference:** 15963F-A-28

**Subdivision:** GRANADA

**Neighborhood Code:** 3S050E

**Latitude:** 32.9828223709

**Longitude:** -97.1835984185

**TAD Map:** 2096-476

**MAPSCO:** TAR-011J



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

## PROPERTY DATA

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**Legal Description:** GRANADA Block A Lot 28

**Jurisdictions:**

TOWN OF WESTLAKE (037)

TARRANT COUNTY (220)

TARRANT COUNTY HOSPITAL (224)

TARRANT COUNTY COLLEGE (225)

CARROLL ISD (919)

**State Code:** A

**Year Built:** 2019

**Personal Property Account:** N/A

**Agent:** None

**Protest Deadline Date:** 5/15/2025

**Site Number:** 800018007

**Site Name:** GRANADA A 28

**Site Class:** A1 - Residential - Single Family

**Parcels:** 1

**Approximate Size<sup>+++</sup>:** 4,662

**Percent Complete:** 100%

**Land Sqft<sup>\*</sup>:** 32,284

**Land Acres<sup>\*</sup>:** 0.7411

**Pool:** Y

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

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**Current Owner:**

DUEA BRADFORD D

DUEA CRISTI S

**Primary Owner Address:**

2217 CASTILIAN PATH  
WESTLAKE, TX 76262

**Deed Date:** 5/28/2021

**Deed Volume:**

**Deed Page:**

**Instrument:** [D221159030](#)

| Previous Owners              | Date      | Instrument                 | Deed Volume | Deed Page |
|------------------------------|-----------|----------------------------|-------------|-----------|
| MCMILLAN BRYAN               | 9/11/2018 | <a href="#">D218207261</a> |             |           |
| CALAIS CUSTOM HOMES LLC      | 9/11/2018 | <a href="#">D218206636</a> |             |           |
| PATEL AMRITA V;PATEL ANAND A | 1/21/2017 | <a href="#">D217024353</a> |             |           |
| CALAIS HOMES INC             | 1/20/2017 | <a href="#">D217020344</a> |             |           |

## VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

| Year | Improvement Market | Land Market | Total Market | Total Appraised <sup>+</sup> |
|------|--------------------|-------------|--------------|------------------------------|
| 2025 | \$0                | \$0         | \$0          | \$0                          |
| 2024 | \$2,282,709        | \$444,660   | \$2,727,369  | \$2,727,369                  |
| 2023 | \$2,189,811        | \$444,660   | \$2,634,471  | \$2,634,471                  |
| 2022 | \$2,113,680        | \$444,660   | \$2,558,340  | \$2,558,340                  |
| 2021 | \$1,528,680        | \$444,660   | \$1,973,340  | \$1,973,340                  |
| 2020 | \$1,528,680        | \$444,660   | \$1,973,340  | \$1,973,340                  |

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

## EXEMPTIONS / SPECIAL APPRAISAL

- HOMESTEAD GENERAL 11.13(b)

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.